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8 **UNITED STATES DISTRICT COURT**  
9 **WESTERN DISTRICT OF WASHINGTON**  
10 **AT SEATTLE**

11 BANK OF NEW YORK MELLON,

Plaintiff,

12 vs.

13 SCOTT STAFNE, et. al.,

Defendants.

**Case No.:** 2:16-cv-00077-TSZ

**STATUS REPORT**

14 Plaintiff, Bank of New York Mellon (“Plaintiff”), in response to this Court’s Minute Order,  
15 dated October 15, 2024 reports directing the filing of a status report on or before December 3, 2024,  
16 reports the follow status.

17 **I. Plaintiff’s Statement**

18 1. The Washington State superior court foreclosure case, under Snohomish County Superior  
19 Court case number 22-2-01709-31, remains pending.

20 2. One contesting defendant, Wild Still LLC, remains. A foreclosure judgment has entered  
21 against the other defendants.

22 3. A final determination on Plaintiff’s title insurance claim has been made. Plaintiff and Wild  
23 Still, LLC, through their respective counsels, are engaged in settlement discussions. The portion of  
24 the Property that is the subject of those discussions was recently surveyed and Plaintiff is reviewing  
25 same. If a resolution is reached, Plaintiff will be able to proceed with a dispositive motion that would  
26 resolve the state court action in its entirety.  
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1 4. The second settlement offer, received by the office of the undersigned on August 2, 2024,  
2 from a third party, regarding the Property and the note secured by Plaintiff's Deed of Trust, is no  
3 longer active.

4 5. Plaintiff is not aware of the property's status. Plaintiff will defer to Defendant's report.

5 **II. Defendant's Statement**

6 Defendant has been filing his own status reports, and Plaintiff defers to Defendant to continue  
7 to do so.

8  
9 DATED February 25, 2025

10 /s/ Warren Lance  
11 McCarthy & Holthus, LLP  
12 Warren Lance, WSBA #51586  
13 Attorneys for Plaintiff  
14 WA-21-892767-JUD  
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